636
636
318
1590

372
4
1488
100
1588

Hudson Novr. 24th. 1832

Sir

You have probably been made acquainted with the circumstance of your brother's giving me the agency of your land in Twinsburgh - His directions to me were to sell as soon as practicable for $3 per acre by the single lot or $2.50 for the tract which contains 636 acres & which is divided into four lots of about 160 acres each, requiring in the first instance a payment of $50 down & in the second $100 giving a credit ~~giving a credit~~ of 3 or 4 years if the purchaser desired -

I have just disposed of the whole to Van. R. Humphrey Esqr of Hudson who has paid me $100 & given 4 separate Notes of $372 each for the remainder with annual interest - These Notes are in my possession & become due successively on the 1st January 1834, '35 '36 & '37 - My practice as a Land Agent & the one to which I have adhered in this instance is to draw a bond or Article of Agreement making it incumbent upon the purchaser to pay all the Taxes which may be levied on the Land in his possession after the date of the bond & also the Notes & Interest as they become due - This Bond or Agreement obligates the owner of the land to execute & deliver to the purchaser a good & sufficient Warrantee Deed of the Land in case of his complying with the conditions of the Agreement

as to the payment of Notes, Taxes, Interest &c &c
This custom which is almost universal among Agents
I made known to your brother with his approbation — The Deed which conveys the Title need
not be "executed & delivered" until you receive
full payment for the Land —

I have stated all these
particulars thinking a knowledge of them
might be to you at least desirable if not important — The $100 as 1st payment I will send
you per Mail in Eastern Bills or a draft
on a N. York City Bank, if I can obtain one
as soon as you may please to give directions
concerning it — A Letter from you on the subject
as soon as convenient addressed to me at Hudson, Portage County, Ohio, is respectfully requested

Very Respectfully Yours

Augustus E. Foot

Revd Mr Robinson

919

Hudson O.
Nov. 24th.

25

Rev. Edward. Robinson
Andover
Massachusetts

Aug. E. Foot Esq.
Nov. 24 th. 1832
Ansd Dec. 10.